

NO TRANSFER
TAX PAID

52-376

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, , 009737

THAT we, ROGER D. ST. AMAND and NANCY W. ST. AMAND (husband and wife) of Winslow, County of Kennebec, State of Maine,

in consideration of one dollar and other valuable consideration,

paid by GARDINER SAVINGS INSTITUTION, FSB a banking corporation organized and existing under the laws of the United States of America and having a place of business at 190 Water Street in Gardiner, County of Kennebec and State of Maine,

the receipt whereof we do hereby acknowledge, do hereby GIVE, GRANT, BARGAIN, SELL AND CONVEY unto the said GARDINER SAVINGS INSTITUTION, FSB, it's successors and assigns forever,

A certain lot or parcel of land, with any buildings thereon, situated in Waterville, County of Kennebec, State of Maine, and being more particularly described as follows: Situated on the easterly side of Main Street beginning at an iron pin at the southwesterly corner of land now or formerly of Harry Brisk; thence by and along the southerly line of said Brisk one hundred (100) feet and continuing at an angle of thirty-five degrees (35°) ninety-four (94) feet to an iron pin at the northwesterly corner of College Place and the westerly line of Waterville Boys Club ninety and seven-tenths (90.7) feet to an iron pin; thence in a general westerly direction to an iron pin in the easterly line of Main Street being eighty-two and five-tenth (82.5) feet southerly of the point of beginning; thence northerly, by and along the easterly line of said Main Street eighty-two and five-tenths (82.5) feet to an iron pin and point of beginning.

Meaning and intending to describe the premises conveyed to Roger D. St. Amand and Nancy W. St. Amand to DRC, Inc. dated June 22, 1994 and recorded in Kennebec County Registry of Deeds at Book 4715, Page 291.

TO HAVE AND TO HOLD the aforegranted and bargained premises with all the privileges and appurtenances thereof, to the said GARDINER SAVINGS INSTITUTION, FSB, it successors and assigns, to it and its use and behoof forever.

AND we do COVENANT with the said Grantee, its successors and assigns, that I am (we are) lawfully seized in fee of the premises, that it is free of all encumbrances except as hereinbefore set forth; that we have good right to sell and convey the same to the said Grantee to hold as aforesaid; and that we and my/our heirs shall and will WARRANT and DEFEND the same to the said Grantee, its successors and assigns forever, against the lawful claims and demands of all persons.

IN WITNESS WHEREOF, we, the said ROGER D. ST. AMAND and NANCY W. ST. AMAND have hereunto set our hands and seals this 30th day of April, in the year of our Lord one thousand nine hundred and ninety-six.

SIGNED, SEALED and DELIVERED
in presence of

[Signature]
[Signature]

[Signature]
ROGER D. ST. AMAND
[Signature]
NANCY W. ST. AMAND

STATE OF MAINE, Kennebec, ss.

April 30, 1996

Personally appeared the above named ROGER D. ST. AMAND and NANCY W. ST. AMAND and acknowledged the above instrument to be their free act and deed,

Before me,

[Signature]
Notary Public
Printed Name: FRED P. CUNNINGHAM
NOTARY PUBLIC, MAINE
MY COMMISSION EXPIRES OCTOBER 18, 1997



RECEIVED KENNEBEC SS.

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ATTEST: *[Signature]*
REGISTER OF DEEDS

LAW OFFICE OF — FARRIS, SUSHI, HESELTON & LADD, P.A. • 251 WATER STREET — P.O. BOX 120, GARDINER, MAINE 04345